

2023 HOUSING NEEDS REPORT SUMMARY



HOUSING TODAY 2021 HOUSING NEEDS 2031

POPULATION

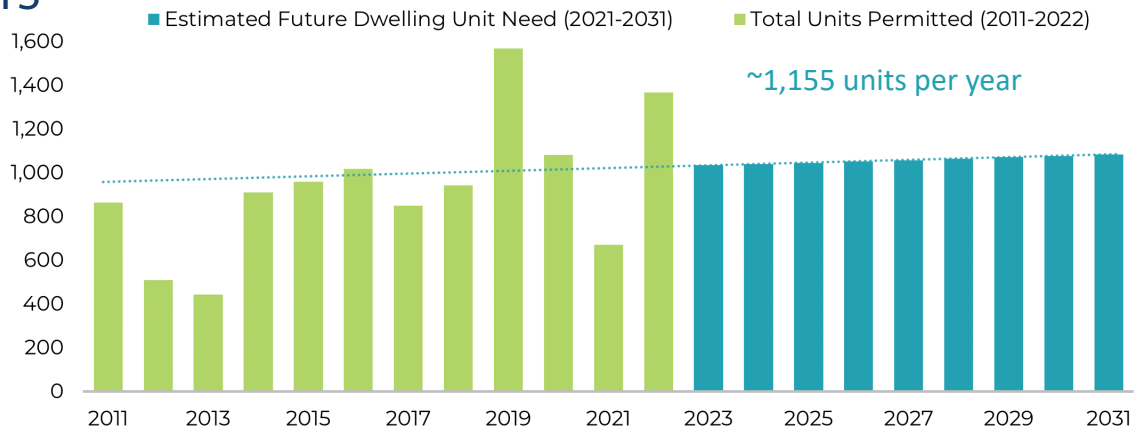
= 10,000 people

100,000¹

119,800

DWELLING UNITS

~1,000 units built on average each year between 2017-2022²



OWNERS & RENTERS



466 NEW UNITS ALREADY IN STREAM | JUNE 2023

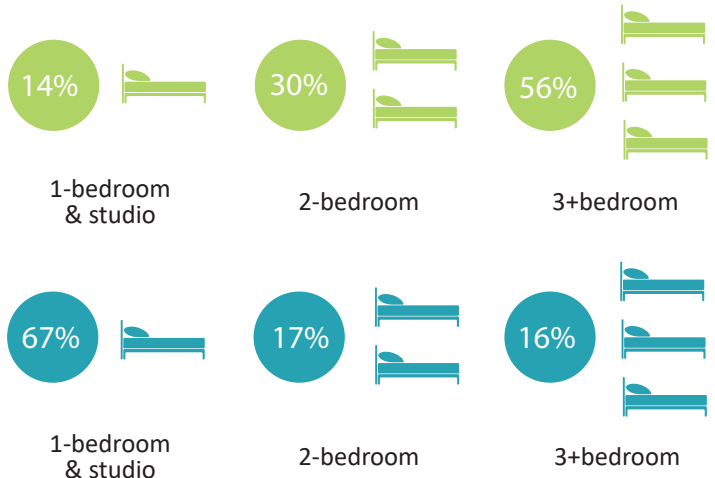
HOUSING TYPES BUILT



HOUSING TYPES NEEDED



BEDROOM MIX

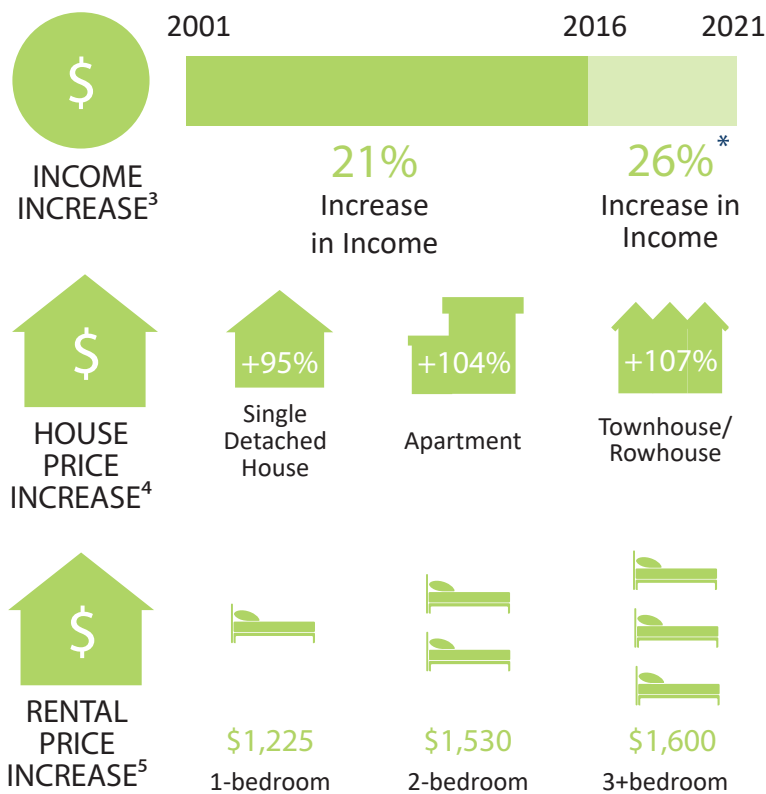


1. 2021 Census Data
2. City of Nanaimo Building Permit Data Units needed based on Census

HOUSING TODAY 2021

HOUSING NEEDS 2031

AFFORDABILITY



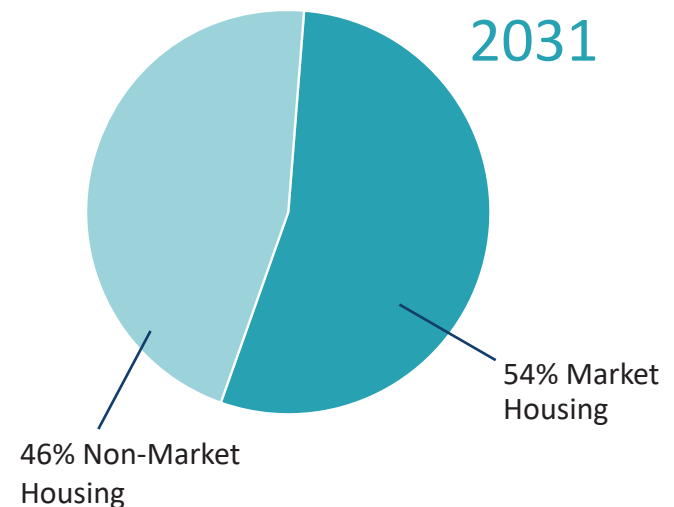
INCOME SPENT ON SHELTER

23%⁶ 0%

of all households in 2021 spent ≥ 30% of their income on shelter.

of all households spending ≥ 30% of their income on shelter

HOUSING MARKET



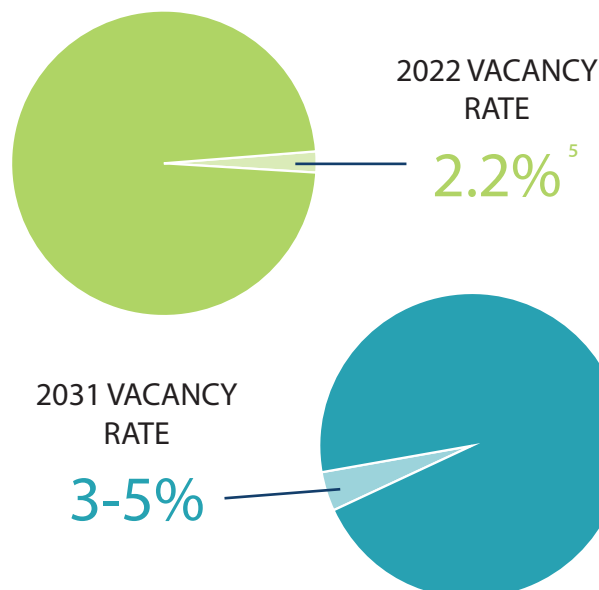
WHAT IS MARKET HOUSING?

Housing that is privately owned which generally does not receive direct subsidies to purchase or maintain.

WHAT IS NON-MARKET HOUSING?

Housing for low to moderate income singles and families, often subsidized through a variety of ways.

RENTALS



3. 2001 & 2016 Census Data
4. Vancouver Island Real Estate Board, April 2022
5. Canadian Mortgage and Housing Corporation

6. Custom Census Report, Planning and Land Use Management
7. Point-in-Time Count, 2023

* 26% of Nanaimo Residents received COVID-19 government income supports